

**CARNEYS POINT TOWNSHIP MEETING**  
**REGULAR MEETING MINUTES**  
**NOVEMBER 14, 2016**

The Regular Meeting of the Township Committee was held on the above date at the time of 6:00 p.m. Committeemen Dowe, Brown, Dennis, Pelura, and Racite were present. Also present at this meeting were M. Stout-CMFO/Administrator, J. Proffitt-Clerk, Chief Krivda-Police, G. Gilbert-Superintendent of Public Works, D. Avedissian Solicitor

Mayor Racite called the meeting to order and read the **Open Public Meeting Act**. He led the **Pledge of Allegiance to the Flag**. **Roll call** was taken. To begin Mayor Racite congratulated both Mr. Pelura and Mr. Dowe on their election wins.

Mayor Racite stated the Committee Department Reports by addressing the 2015 Annual Audit. He along with Mrs. Stout and Mike Welding, Auditor with Bowman and Company attended the Audit exit conference on November 7<sup>th</sup>. He said there were no Audit findings again this year. He was proud to say there has not been any Audit findings since 2003, 13 years. Mrs. Stout said this is a team effort; this could not be done without the help of all Department heads. Mayor Racite mentioned the County Public Works will be placing no parking signs on S. Pennsville Auburn Road by the Peoples Tavern. Hollywood Ave. is under reconstruction currently. He said this was supposed to be done but due to a State Executive Order work was stopped. This project should be completed in the near future. E Street was also under State Executive Order to stop work. This is also now moving along but due to cold weather this may have to wait until spring to finish.

Mr. Pelura mentioned the Tax Assessor Clerk Bonnie Warren completed the Tax Assessment II Class with a score of 92 on the final test. On December 3<sup>rd</sup> at 6 pm the Recreation will hold Christmas in the Park. The High School Band and Choir will be there also. On December 10<sup>th</sup> at the Firehouse will be Lunch with Santa. This is for age's infant to ten years of age. The Police held the first annual Edmond Spinelli Jr. Run. The proceeds will go to a scholarship fund in his name. Thanks to all who helped and participated in this event.

Mr. Dennis said there has not been a Planning Board meeting in a while so there is nothing to report. He said the Construction Code Office is running smooth with nothing to report. Emergency Management is applying for a Grant for \$1,000. They are looking at getting gas detecting meters. Mr. Brown said he will check with the JIF to make sure there is no liability. Mayor Racite motioned to allow for the Emergency Management Office to fill out the Grant application, seconded by Mr. Dowe and all were in favor.

Mr. Brown commented that the JIF/Safety Committee report is as follows, he sent a copy of the Risk Management Consulting RFQ to the Clerk for her use when she starts to request RFQ's. He said it was changed to not just qualification but qualification and monetary RFQ's. As a reminder the JIF Elected Official Liability Seminar is tomorrow at the League at 3:45 pm at Caesars Palladium-C conference room. December 15<sup>th</sup> is the final JIF/Safety event at the Township. There will be a Holiday Pot Luck Appetizer Luncheon. This is at no cost to the Township. Mr. Brown moved on to discuss the yearly dividend from JIF. Our dollar amount is \$37,000. This can be taken three ways and it will have to be decided at the next meeting. Also, at the next meeting the Committee will have to decide on Senate Bill 2663 & Assembly Bill 4234. Copies were handed out for review. The regular monthly Jif meeting is being held on Monday, November 18<sup>th</sup> which Mr. Brown will be attending.

Mr. Dowe started by mentioning the Industrial Commission held a meeting earlier tonight in the Annex. At the meeting they discussed a letter from Attorney John Jordan requesting a release of deed restrictions on a property at Block 21, Lot 4. The Commission members would like to set up a meeting with Mr. Jordan and his client with a subcommittee to get more information on this before a decision is made. They adopted resolution 2016-06 to enter into a contract with Island Officials for a website and maintenance. There have been a few members who worked hard to get this up and running. The Courts will be discussed in executive session. Under Animal Control Mr. Dowe said the Free Rabies Clinic will be held on March 11<sup>th</sup> from 9 to 11 am at the Firehouse.

Motion that **all properly audited vouchers be paid** was made by Mr. Dennis, seconded by Mr. Pelura and all were in favor. Under the **Consent Agenda** a motion was made by Mr. Brown, seconded by Mr. Dowe to accept **Monthly Committee Reports from October 2016**. All were in favor. Mr. Dennis motioned to approve the **Compensation Time** report, seconded by Mr. Dennis all were in favor.

Mr. Brown made a motion to approve the **Minutes from the regular Committee meeting held on November 2, 2016**, seconded by Mr. Dennis and all were in favor.

#### **RESOLUTION 2016-181**

#### **REFUND CORELOGIC REAL ESTATE TAX SERVICE**

Mr. Pelura motioned to approve the refund of \$6,055.23 to CoreLogic Tax Service for various Block and Lots due to overpayments. Seconded by Mr. Dowe and a unanimous vote was taken.

#### **RESOLUTION 2016-182**

#### **TRANSFER OF FUNDS WITHIN THE 2016 BUDGET**

Mr. Brown motioned to approve the transfer of \$163,900.00 within the 2016 budget, seconded by Mr. Dowe and a unanimous roll call vote was taken.

#### **RESOLUTION 2016-183**

#### **CERTIFYING THE REVIEW OF THE ANNUAL AUDIT**

Motion was made by Mr. Brown to accept the Annual Audit for year ending December 2015, seconded by Mr. Pelura and a unanimous roll call vote was taken.

#### **RESOLUTION 2016-184**

#### **PLACEMENT OF A MID-BLOCK CROSSWALK ON HOLLYWOOD AVE.**

Motion was made by Mr. Dennis to approve the placement of a mid-block crosswalk on Hollywood Ave. Motion seconded by Mr. Dowe and a unanimous vote was taken.

#### **RESOLUTION 2016-185**

#### **CANCEL TAXES DUE TO PROPERTY CLASS CHANGE**

Mr. Pelura motioned to approve the class change to 15A exempt at property 429 Hollywood Ave. (Library/Bookmobile site). Mr. Dennis seconded and a unanimous vote was taken.

#### **RESOLUTION 2016-186**

#### **CHAPTER 159, BULLETPROOF VEST PARTNERSHIP GRANT**

Motion was made by Mr. Pelura to authorize the insertion of an item of revenue into the 2016 budget in the amount of \$2,180.00 under the caption of "Bulletproof Vest Partnership Grant". Second made by Mr. Dowe and a unanimous vote was taken.

#### **RESOLUTION 2016-187**

#### **ENTER INTO LISTING AGREEMENT WITH GOVDEALS FOR SALE OF BLOCK 100, LOT 8 204, SHELL ROAD**

Mr. Dennis made a motion to authorize the Township to enter into a Listing Agreement with Govdeals for the sale of Block 100, Lot 8, 204 Shell Road. Second to the motion was Mr. Pelura and the vote was as follows: Mr. Dowe abstaining, Mr. Brown, Mr. Dennis, Mr. Pelura and Mr. Racite all voting yes.

Under **Correspondence** Mayor Racite mentioned being copied on a letter from the NJDEP to Dawn Hughes, Chemours Plant Manager. This is on the transfer of ownership of A & B Sanitary Landfill. We questioned this permit in June to DEP. The DEP responded back saying they will look into our concerns. Mayor Racite said he had a few questions and some inconsistencies that did not make sense to the Township. One was we questioned if A which was closed on 1994 and B which was deemed inactive in 2003 was a typo. We were told that this is a Class III landfill and can accept solid waste Type 13-C-construction and demolition waste. Due to an ongoing investigation, DuPont has been advised to not close (cap) landfill A and terminate using landfill B. This is just a name change nothing is changing. 2. The fact sheet said the landfills are being investigated by both EPA and DEP but there is no remedial action in place. We were told landfill A & B is part of a tract known as Solid Waste Management Unit #8. #8 is currently being investigated by the USEPA and the DEP. No remedial action has been planned as of this date due to the investigation. 3. The Chemours name is listed three different ways on the application. They had an answer for that also. Mayor Racite said the full question and answers are in the packets. Please review and if any questions arise let the Solicitor or himself know.

Under **Old Business** discuss was on the sale of the building that houses the YMCA. Mayor Racite said the Solicitor will make a statement first. Mr. Avedissian said there were concerns raised about the decision to hold discussions behind closed doors in executive session at the last meeting. Mr. Avedissian said he will state there were no violations of the Open Public Meetings Acts in the course of discussions. The Township had concerns over maintaining the building which is owned by the Township. A subcommittee was formed to discuss this with the YMCA officials and the Nations YMCA representatives and the State DCA. The Township found a liquidation service that works with Government entities. This agreement was discussed in executive session due to contractual terms. Mr. Avedissian said there were also Attorney-Client discussions. The Township went back into open session to list the property with Govdeals. At no times did the Township make any decisions about the property in executive session. Terms of Contract, terms on the sale were discussed. Mayor Racite then asked for a motion to approve the Press Release. Mr. Dennis made the motion, seconded by Mr. Pelura. Mayor Racite read the Press Release to the audience. The Committee all approved with Mr. Dowe abstaining.

#### **RESOLUTION 2016-187**

#### **ENTER INTO AN AGREEMENT WITH GOVDEALS FOR THE SALE OF THE BUILDING LOCATED AT 204 SHELL ROAD.**

Mr. Dennis made a motion to approve the Agreement with Govdeals for the listing of the property located at 204 Shell Road, seconded by Mr. Pelura. The vote was as follows: Mr. Brown, Mr. Dennis, Mr. Pelura and Mr. Racite voting yes. Mr. Dowe abstained due to his employment in the summer at the YMCA.

With no **New Business** Mayor Racite moved on to **Public Participation**. With no questions or comments from the Public this portion was closed and Mayor Racite moved on to Executive Session.

#### **RESOLUTION 2016-188**

#### **EXECUTIVE SESSION**

Mr. Brown motioned to convene into Executive Session, seconded by Mr. Dennis and a unanimous vote was taken. The regular meeting ended at 6:40 pm.

A motion was made by Mr. Brown to reconvene in regular session, seconded by Mr. Dennis and all was in favor. The regular meeting reconvened at 7:29 pm with the following action being taken.

Mr. Dennis made a motion to authorize Mr. Gilbert to present the job description for a Detail Work Coordinator to the Public Works Union for their review. Seconded made by Mr. Dowe and all were in favor.

Mr. Brown made a motion to present the MOU to the Judge for his review and signature, seconded by Mr. Dowe and all were in favor.

Mrs. Stout mentioned that a resolution has to be done to authorize the Township to dispose of surplus property.

**RESOLUTION 2016-189**  
**AUTHORIZE DISPOSAL OF SURPLUS PROPERTY**

Motion was made by Mr. Dennis to authorize the disposal of surplus property through an online auction for property located at 204 Shell Road, seconded by Mr. Brown. The vote was as follows: Mr. Brown, Mr. Dennis, Mr. Pelura and Mr. Racite voting yes while Mr. Dowe abstained due to his employment at the YMCA in the summer months.

With no further business to discuss, a motion was made by Mr. Dennis to adjourn and seconded by Mr. Racite. Motion passed with five affirmative votes. Meeting adjourned at 7:35 p.m.

Approved: 12-7-2016

  
June Proffitt, Municipal Clerk